

MORTGAGEE'S ADDRESS:
303 S. Main Street
Travelers Rest, S. C. 29690

BOOK 1485 PAGE 252

STATE OF SOUTH CAROLINA }
COUNTY OF GREENVILLE }

S. C. MORTGAGE OF REAL ESTATE
IN FAVOR OF ALL WHOM THESE PRESENTS MAY CONCERN:

WASLEY

WHEREAS, I, Wilson C. Lee,

(hereinafter referred to as Mortgagor) is well and truly indebted unto Vance E. Edwards,

(hereinafter referred to as Mortgagee) as evidenced by the Mortgagor's promissory note of even date herewith, the terms of which are incorporated herein by reference, in the sum of

Eight Hundred and No/100-----Dollars (\$ 800.00-----) due and payable

Six (6) months from date

with interest thereon from date at the rate of twelve (12) per centum per annum, to be paid: upon maturity.

WHEREAS, the Mortgagor may hereafter become indebted to the said Mortgagee for such further sums as may be advanced to or for the Mortgagor's account for taxes, insurance premiums, public assessments, repairs, or for any other purposes:

NOW, KNOW ALL MEN, That the Mortgagor, in consideration of the aforesaid debt, and in order to secure the payment thereof, and of any other and further sums for which the Mortgagor may be indebted to the Mortgagee at any time for advances made to or for his account by the Mortgagee, and also in consideration of the further sum of Three Dollars (\$3.00) to the Mortgagor in hand well and truly paid by the Mortgagee at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged, has granted, bargained, sold and released, and by these presents does grant, bargain, sell and release unto the Mortgagee, its successors and assigns:

"ALL that certain piece, parcel or lot of land, with all improvements thereon, or hereafter constructed thereon, situate, lying and being in the State of South Carolina, County of Greenville,

All that certain piece, parcel or lot of land with the improvements thereon, in Paris Mountain 10-A Township, Greenville County, South Carolina, lying, being and situate on the northeastern side of the New Buncombe Road (U.S. Highway No. 25) and being the same property as shown and designated by a plat of survey made for Faye Maddox, by Carolina Surveying Company, dated December 27, 1973, and according to said plat, having the following metes and bounds, to-wit:

Beginning at a point marked by an iron pin on the east side of U.S. Highway No. 25 and thence running N. 37-59 W. for a distance of 117.2 feet, to an iron pin on the east side of U.S. Highway No. 25, thence running north 61-03 east for a distance of 443.7 feet to an iron pin at the northeast corner of said lot, thence running south 17-00 east for a distance of 127.4 feet to an iron pin at the southeast corner of said lot, thence running south 62-20 west for a distance of 399 feet to an iron pin, the point of beginning.

This being the same property conveyed unto the mortgagor herein by deed of Faye Hanvey Maddox recorded in Deeds Book 1019, at Page 35 in the Register of Mesne Conveyance Office for Greenville County on May 29, 1975.

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Together with all and singular rights, members, hereditaments, and appurtenances to the same belonging in any way incident or appertaining, and all of the rents, issues, and profits which may arise or be had therefrom, and including all heating, plumbing, and lighting fixtures now or hereafter attached, connected, or fitted thereto in any manner, it being the intention of the parties hereto that all fixtures and equipment, other than the usual household furniture, be considered a part of the real estate.

TO HAVE AND TO HOLD, all and singular the said premises unto the Mortgagee, its heirs, successors and assigns, forever.

The Mortgagor covenants that it is lawfully seized of the premises hereinabove described in fee simple absolute, that it has good right and is lawfully authorized to sell, convey or encumber the same, and that the premises are free and clear of all liens and encumbrances except as provided herein. The Mortgagee further covenants to warrant and forever defend all and singular the said premises unto the Mortgagee forever, from and against the Mortgagor and all persons whomsoever lawfully claiming the same or any part thereof.

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